

ALACHUA COUNTY
DEPARTMENT OF GROWTH MANAGEMENT

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September 23, 2003

MEMORANDUM

TO: County Staff, Other Agencies, and Municipal Representatives*
FROM: Steven Lachnicht, Principal Planner of Development Services
SUBJECT: **Large Scale Comprehensive Plan Amendments (CPA):**

Below is a summary of the Comprehensive Plan Amendment items.

For those of you receiving packets with this letter, the information included is the applicant's response to the sufficiency letter. You should already have the original application for each CPA. The deadline for traffic studies is pending.

Provide comments that you may have on these items by **Friday, October 31, 2003**.

If you have any questions or would like additional information, please contact Jerry Brewington or Missy Daniels by phone at (352) 374-5249 or by e-mail at gbrewington@smtp.co.alachua.fl.us or mdaniels@smtp.co.alchua.fl.us.

1. **Application CPA-01-03**
A request by Ralph Eng, agent, for Rand LLC, owner, for a large scale Comprehensive Plan Amendment to amend the Future Land Use Map from Medium Density Residential to Medium-High Density Residential on approximately 9.7 acres on tax parcel numbers 16165-002-000, 16165-001-000, and part of 16117-000-000 at 3009 SE Hawthorne Road. (Located in the Urban Services Boundary)

2. **Application CPA-02-03**
A request by the Genesis Group, agent, for Industrial Consultants and Management Co., owner, for a large scale Comprehensive Plan Amendment to expand the Oaks Mall Activity Center by amending the Future Land Use Map from Medium, Medium-High, and High Density Residential and Institutional land uses to Commercial and Office land uses on approximately 35.8 acres on tax parcel numbers 06329-000-000 and 06331-000-000 in the NW 8000 block of Newberry Road (SR 26) on the north side. (Located in the Urban Services Boundary)

3. **Application CPA-03-03**
A request by C. David Coffey, agent, for Sarah M. Runkle, Carol Deck Veldhuis and Florence Anne Bryans, owners, for a large scale Comprehensive Plan Amendment to expand the Tower Road/24th Avenue Activity Center by amending the Future Land Use Map from Low Density Residential Land Use to Mixed Use and Medium Density Residential land uses on approximately 14.9 acres on tax parcel numbers 06850-028-000, 6850-028-001 and 06850-028-002 at 7723 SW 24th Avenue. (Located in the Urban Services Boundary)

4. **Application CPA-04-03**
A request by the Alachua County Environmental Protection Department, agent, for the Alachua County Board of County Commissioners, owner, for a large scale Comprehensive Plan Amendment to amend the Future Land Use Map from Rural/Agriculture to Preservation on approximately 1,194 acres on tax parcel numbers 02844-000-000, 02847-000-000, 02878-000-000 and 02886-000-000 at the intersection of CR 241 and CR 236.
5. **Application CPA-05-03**
A request by the Lauren Day, agent, for the Alachua Conservation Trust, owner, for a large scale Comprehensive Plan Amendment to amend the Future Land Use Map from Rural/Agriculture to Preservation on approximately 163 acres on tax parcel numbers 06025-000-000 and 06025-001-000, located west of the intersection of CR 232 & NW 71st Street on the north side of CR 232.
6. **Application CPA-06-03**
A text amendment to the Future Land Use Element of the Alachua County Comprehensive Plan: 2001 to 2020 to add Policy 7.1.3.B.d. to allow development on the 70 acre portion of parcel number 04227-001-000, adjacent to CR 241, that is designated Low Density Residential; notwithstanding the location of the property outside the Urban Service Line, provided the development is connected to central water and sewer at the property owner's expense and so long as final development plan approval is obtained by May1, 2006; initiated by Alachua County to implement the agreement settling litigation with the property owner.
7. **Application CPA-07-03**
Request by staff to amend aquifer recharge policy language (COSE, Policy 4.5.3) in response to Regional Planning Council comments and recommendation to include a date by which the new aquifer recharge map will be adopted.
8. **Application CPA-08-03**
An amendment to change the designation of Southwest 24th Avenue from a two-lane roadway to a four-lane roadway in the following maps of the Transportation Mobility Element of the Alachua County Comprehensive Plan 2001-2020:
Future Number of Traffic Lanes (2006) – Map 3; Future Number of Traffic Lanes – Gainesville Urban Area (2006) – Map 4; Future Number of Traffic Lanes (2020) – Map 7; Future Number of Traffic Lanes – Gainesville Urban Area (2020)–Map 8.